

HOUSING AUTHORITY OF THE TOWN OF MANSFIELD

REGULAR MEETING MINUTES

Housing Authority Office

May 19, 2016

9:30 a.m.

Attendance: Mr. Long, Chairman; Mr. Simonsen, Vice Chairman; Mr. Eddy, Secretary and Treasurer; Ms. Hall, Assistant Treasurer; Mr. Hundt, Commissioner; Ms. Fields, Executive Director; Hannah Rudd, Development Coordinator and guest Kathy Ward

The meeting was called to order at 9:45 a.m. by the Chairman.

MINUTES

The Chairman declared, without objection, the acceptance of the minutes of the April 21, 2016 Regular Meeting.

COMMENTS FROM THE PUBLIC

None

COMMUNICATIONS

None

REPORTS OF THE DIRECTOR

Bills

The Chairman declared, without objection, the acceptance of the April bills.

Financial Reports –A (General)

The Chairman declared, without objection, the acceptance of the March Financial Reports.

Financial Report-B (Section 8 Statistical Report)

The Chairman declared, without objection, the acceptance of the April Section 8 Statistical Report.

REPORT FROM TENANT REPRESENTATIVE

General Reports

Mr. Hundt reported that everything was fine.

COMMITTEE REPORTS

None

UNFINISHED BUSINESS

Lenard Engineering

The completed survey for Holinko Estates was delivered to the Housing Authority. Ms. Fields did not have Lenard certify it to anyone since that development opportunity is on hold.

NEW BUSINESS

Freedom of Information Request

A Freedom of Information request was made by Kellianne Jones, a reporter with WTNH-TV in New Haven, regarding our elderly/disabled state housing program. She specifically asked about issues arising from mixing elderly and younger disabled residents, the Resident Service Coordinator, and support from other mental health agencies. Ms. Fields responded to the request.

Holinko Estates – Generator

The generator at the pump station was pulling more volts than it should have and when Lenard tested it last quarter and this quarter, it blew out circuit boards and in the electrical panel at the pump station. Huntington Power Equipment first determined that it needed a new voltage regulator, but upon replacement, it was determined that it was the SCR Board. The cost to replace that was \$1,817. The previous costs were just under \$3,000 for both the electrical and generator work. Hunting Power Equipment suggested and Ms. Fields agreed that a new generator should be considered. Ms. Fields recommends that it be purchased locally from an entity that can also service it. A large part of the cost was travel time and mileage costs for Huntington Power Equipment to come from Shelton. Ms. Fields provided a quote for a replacement generator from Patnode Electric. Huntington Power is also providing a quote.

A motion was made by Mr. Simonsen and seconded by Ms. Hall to approve up to \$15,000 for the generator and related necessities. Motion approved unanimously.

Mansfield Nonprofit Housing Development Corporation

Lida Bilokur submitted a letter of request to be considered as a B member of the MNHDC.

A motion was made Ms. Hall and seconded by Mr. Eddy to approve Lida Bilokur as a Class B member of MNHDC. Motion approved unanimously.

EXECUTIVE SESSION

Litigation

Ms. Fields asked the Chairman to request a vote to go into Executive Session in order to discuss a litigation matter which contains privileged information. The Chairman requested a motion be made.

A motion was made by Mr. Simonsen and seconded by Mr. Eddy to go into Executive Session at 10:45 a.m. and to invite Ms. Fields and Ms. Rudd and Ms. Ward as President of the Mansfield Nonprofit Housing Development Corporation.

The Board came out of Executive Session at 11:15 a.m.

MEETING DATE REVIEW

The next meeting will is scheduled on June 23, 2016 at 9:30 a.m.

OTHER BUSINESS

None

ADJOURNMENT

The Chairman declared the meeting adjourned at 11:17 a.m. without objection.

Dexter Eddy, Secretary

Approved:

Richard Long, Chairman